

**CAPSULE SUMMARY**  
**BA-2914**  
**Brinkmann House**  
**1300 Summit Avenue**  
**Catonsville, Baltimore County**  
**1894**  
**Private**

The dwelling at 1300 Summit Avenue was constructed in 1894 as the home of the August H. and Maria Brinkmann, remaining in the family for nearly forty years. The house sits a short distance from Frederick Road, the main thoroughfare bisecting the town of Catonsville, a prosperous town and current commuter suburb on the outskirts of Baltimore City. The stucco-clad building, although subdivided into apartments, retains integrity of location, design, setting, and feeling. Despite the fact that the surrounding neighborhood has been developed as a 20th century commuter suburb, the Brinkmann House continues to sit on a sizable tract of land, emphasizing its original status as an estate for a wealthy Baltimore family.

The high style Queen Anne house is two-and-a-half stories high with a two-story rear ell. The house features wood frame construction, presently clad in stucco, and rests upon a randomly laid foundation of rough-cut stone with quoins. The main block of the house is rectangular and approximately four bays wide with a side gable, asphalt shingle roof. Typical of the Queen Anne style, the core of the building is augmented by the projecting tower, wrap-around porch, and projecting front gable bays. Dormers and six corbeled chimneys add complexity to the roofline.

# Maryland Historical Trust

## Maryland Inventory of Historic Properties Form

Inventory No. BA-2914

### 1. Name of Property

historic      Brinkmann House

other

### 2. Location

street and number      1300 Summit Avenue      not for publication

city, town      Baltimore      vicinity

county      Baltimore

### 3. Owner of Property (give names and mailing addresses of all owners)

name      William A. Schauer

street and number      1300 Summit Avenue      telephone      410.744.2032

city, town      Baltimore      state      Maryland      zip code      21228-4995

### 4. Location of Legal Description

courthouse, registry of deeds, etc.      Baltimore County Courthouse      tax map and parcel      m: 101, p: 1792

city, town      Towson,      liber      8739      folio      18

### 5. Primary Location of Additional Data

- ☐ Contributing Resource in National Register District
- ☐ Contributing Resource in Local Historic District
- ☐ Determined Eligible for the National Register/Maryland Register
- ☐ Determined Ineligible for the National Register/Maryland Register
- ☐ Recorded by HABS/HAER
- ☐ Historic Structure Report or Research Report at MHT
- ☐ Other: \_\_\_\_\_

### 6. Classification

Category	Ownership	Current Function	Resource Count
<input type="checkbox"/> district	<input type="checkbox"/> public	<input type="checkbox"/> agriculture	Contributing
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> landscape	Noncontributing
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> commerce/trade	<input type="checkbox"/> buildings
<input type="checkbox"/> site		<input type="checkbox"/> recreation/culture	<input type="checkbox"/> sites
<input type="checkbox"/> object		<input type="checkbox"/> defense	<input type="checkbox"/> structures
		<input checked="" type="checkbox"/> domestic	<input type="checkbox"/> objects
		<input type="checkbox"/> education	<input type="checkbox"/> Total
		<input type="checkbox"/> funerary	
		<input type="checkbox"/> government	
		<input type="checkbox"/> health care	
		<input type="checkbox"/> industry	
		<input type="checkbox"/> transportation	
		<input type="checkbox"/> work in progress	
		<input type="checkbox"/> unknown	
		<input type="checkbox"/> vacant/not in use	
		<input type="checkbox"/> other:	

Number of Contributing Resources previously listed in the Inventory

0

## 7. Description

Inventory No. BA-2914

### Condition

<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins
<input type="checkbox"/> fair	<input type="checkbox"/> altered

Prepare both a one-paragraph summary and a comprehensive description of the resource and its various elements as it exists today.

The imposing single-family dwelling at 1300 Summit Avenue in Catonsville was constructed in 1895. The high style Queen Anne house is two-and-a-half stories high with a two-story rear ell. The house features wood frame construction, presently clad in stucco, and rests upon a randomly laid foundation of rough-cut stone with quoins. The main block of the house is rectangular and approximately four bays wide with a side gable, asphalt shingle roof. Typical of the Queen Anne style, the core of the building is augmented by the projecting tower, wrap-around porch, and projecting front gable bays. Dormers and six corbeled chimneys add complexity to the roofline. By 1925, the house was subdivided into apartments, a use that continues to the present time. The house is located on a large fenced lot in the town of Catonsville at the northeast corner of Summit Avenue and Wyndcrest Avenue. The property slopes to the west, and contains mature trees and foundation plantings.

### EXTERIOR

The conical tower at the southeast corner, canted bay, front gabled dormers, an enclosed sleeping porch, and a one-story wrap-around porch defines the façade of the house, facing south to Summit Avenue. The vertical thrust of the tower is balanced by the emphatic horizontality of the wrap-around porch, which shelters the first story of the façade and wraps around the base of the tower. Supported by stuccoed Tuscan columns, the west end of the porch projects on a diagonal to the southwest, forming an attached gazebo. A hanging Spanish-style light fixture fashioned to look like wrought iron hangs from the center of the gazebo ceiling, recalling the Mediterranean Revival of the 1920s-1930s. The balustrade on this part of the porch has been stuccoed.

Contained within a semi-circular archway, the entry features a double-leaf panel-and-light wood door, and is framed by one-light sidelights and a one-light transom. A secondary entrance is located on east side of the tower, and features a double-leaf door with multiple lights and a six-light transom. Six 1/1 elongated metal windows with molded wood sills pierce the first story. The second story is the enclosed sleeping porch. The porch supports were clad with stucco, and the bays between are filled with metal jalousie windows trimmed with wood lintels. Two 1/1 metal windows mark the exposed sides of the two-story canted bay on the western end of the façade, while the second story of the tower at the eastern end has two 1/1 metal windows. An open balustrade trims the flat roof of the canted bay. The third story is comprised of a paired front gable dormer holding four equally spaced 1/1 metal windows with narrow wood sills. Three 1/1 metal windows pierce the third story of the tower, which has a conical roof clad with asphalt shingles.

The east elevation is comprised of the main block of the house and the two-story ell. Two 1/1 metal windows pierce the basement. The first story features a multiple-light fixed casement window with a molded wood sill, and six metal 1/1 windows. Two molded wood stringcourses act as continuous sills and lintels. Six 1/1 metal windows mark the second story. A sliding plate glass door with a wide wooden lintel encloses a second sleeping porch. The enclosed gable contains a boxed cornice. Three equally spaced 1/1 metal windows define the gable end, with two stringcourses forming continuous lintels and sills. A small

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fixed one-light diamond-shaped window is located in the apex of the gable. An exterior brick flue laid in stretcher bond has been built onto the east side of the house. A metal fire escape descends from the side gable windows to a landing at the second story, and then to ground level.

The rear elevation of the ell is symmetrically pierced by single window openings. The slightly raised basement has 1/1 metal windows, while the first and second stories have elongated 1/1 metal windows. Fixed triangular windows mark the open tympanum of the gable. Molded wood stringcourses at both levels act as continuous lintels. The west elevation of the ell has a one-story porch that has now been enclosed and clad with stucco. Set upon a raised stone foundation, the porch is asymmetrically marked by a single entry opening, five 1/1 metal windows, and a single 4/4 window—all with wood sills. A single-leaf panel-and-light metal door with a two-light transom provides access to the porch. A small gable-roof basement entrance has been built onto this side of the porch. Clad with stucco, it has a single-leaf four-panel wood door. A gabled dormer with two fixed one-light windows and asphalt-shingle cladding marks the roof of the ell. metal windows. The flat roof of the porch is currently edged by a wooden balustrade with square balusters.

The rear elevation of the main block is augmented by a one-bay wide shed-roof porch on the west end, which has been enclosed and clad with stucco. Elevated on a stone foundation, of cruder workmanship than that of the rest of the house, the porch is accessed by a one-leaf wood door with four lights above two panels and a square-edged surround. An eight-light wood casement window and a four-light wood casement window with square-edged wood surrounds also mark the former porch. One 1/1 metal window is located on the center bay of the main block. A Palladian window with a stuccoed sill and molded wood lintels distinguishes the center bay of the second story. The semi-circular portion of this window features stained glass, while the three lower rectangular lights are clear glass. A metal 1/1 window pierces the western bay. Asymmetrically placed, it has a molded wood sill and a square-edged wood surround. A paired front gable dormer, matching that on the façade, dominates the roofline. Like the dormer on the façade, it features four 1/1 metal windows unequally spaced. They have molded wood sills and two feature square-edged wood surrounds.

The west elevation of the main block presents a two-story, three-sided projecting bay with a half-hipped, asphalt shingle roof. Three 1/1 metal windows on the first and second stories pierce the canted bay. A semi-circular arched multiple-light casement window pierces the center of the main block on the first story. Two equally spaced 1/1 metal windows define the enclosed tympanum of the gable end. Two stringcourses function as continuous lintels and sills. A small fixed one-light diamond-shaped wood window is located just below the gable apex. A fire escape from one of the windows extends down to the balustraded terrace on the first story. Four 1/1 windows with wood sills pierce the basement.

## 8. Significance

Inventory No. BA-2914

Period	Areas of Significance	Check and justify below			
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> health/medicine	<input type="checkbox"/> performing arts	
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> archeology	<input type="checkbox"/> education	<input type="checkbox"/> industry	<input type="checkbox"/> philosophy	
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> engineering	<input type="checkbox"/> invention	<input type="checkbox"/> politics/government	
<input checked="" type="checkbox"/> 1900-1999	<input type="checkbox"/> art	<input type="checkbox"/> entertainment/	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion	
<input type="checkbox"/> 2000-	<input type="checkbox"/> commerce	<input type="checkbox"/> recreation	<input type="checkbox"/> law	<input type="checkbox"/> science	
	<input type="checkbox"/> communications	<input type="checkbox"/> ethnic heritage	<input type="checkbox"/> literature	<input type="checkbox"/> social history	
	<input type="checkbox"/> community planning	<input type="checkbox"/> exploration/	<input type="checkbox"/> maritime history	<input type="checkbox"/> transportation	
	<input type="checkbox"/> conservation	<input type="checkbox"/> settlement	<input type="checkbox"/> military	<input type="checkbox"/> other:	

<b>Significance dates</b>	1895-1933	<b>Architect</b>	Unknown
<b>Specific dates</b>	1895, 1933	<b>Builder</b>	Unknown

Evaluation for:

☐ National Register

☐ Maryland Register

☐ not evaluated

Prepare a one-paragraph summary statement of significance addressing applicable criteria, followed by a narrative discussion of the history of the resource and its context. (For compliance reports, complete evaluation on a DOE Form – see manual.)

The dwelling at 1300 Summit Avenue was constructed in 1895 as the home of the August H. and Maria Brinkmann, remaining in the family for nearly forty years. The high style Queen Anne house sits a short distance from Frederick Road, the main thoroughfare bisecting the town of Catonsville, a prosperous town and current commuter suburb on the outskirts of Baltimore City.

### History of 1300 Summit Avenue

During the latter half of the 19<sup>th</sup> century, Catonsville acquired a reputation as an elite suburb and an area of "highly cultivated estates."<sup>1</sup> During the 1870s, land in other towns throughout the county generally cost between \$100-\$400 per acre, but the cost of land in Catonsville, up to \$1,000 per acre, precluded settlement for nearly all but the wealthy. Lots in the center of town were even leased by the front foot, an unheard-of practice outside of Baltimore City at this time.<sup>2</sup> In many ways, the estates and large country houses set the social tone for the village. Newspaper notices alerted the community to the seasonal openings and closings of summer homes by prominent families whose permanent residences were located in prestigious neighborhoods near Baltimore's center.<sup>3</sup> In fact, the Catonsville *Argus* report on April 27, 1895 that, "Several fine residences are in course of construction or about completed. These include the following: Large frame cottage on Summit avenue being erected by Mr. A.H. Brinkman at a cost from \$12,00 to \$15,000. Mr. Brinkman live in Catonsville in the summer."<sup>4</sup> By May 14, 1895, the *Baltimore Sun* recorded that the cost of the house had increased to \$20,000.<sup>5</sup>

The Brinkmann House at 1300 Summit Avenue is indicative of the residential construction surrounding the village in the latter part of the 19<sup>th</sup> century. The house was designed in the Queen Anne style, the dominant

<sup>1</sup> J. Thomas Scharf, *History of Baltimore City and County from the Earliest Period to the Present Day: including Biographical Sketches of their Representative Men* (Philadelphia, PA: Louis H. Everts, 1881. Reprinted by Higginson Book Company, Salem Massachusetts), p. 821

<sup>2</sup> Neal A. Brooks and Eric G. Rockel, *A History of Baltimore County*, (Towson, MD: Friends of the Towson Library, 1979), p. 302.

<sup>3</sup> Edward Orser and Joseph Arnold, *Catonsville 1880 to 1940 From Village to Suburb*, (Norfolk, VA: The Donning Company, 1989), p. 21.

<sup>4</sup> *Argus*, April 27, 1895. Vertical files, Baltimore County Office of Planning, Towson, Maryland.

<sup>5</sup> *Baltimore Sun*, May 14, 1895. Vertical files, Baltimore County Office of Planning, Towson, Maryland.

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architectural style for domestic buildings during the last two decades of the 19<sup>th</sup> century. Characteristic of Queen Anne style buildings, the Brinkmann House is detailed with a projecting three-story tower, a wrap-around porch, a projecting two-story canted bay, and an asymmetrical roofline pierced by elaborately corbeled brick chimneys.

Although little is known about the Brinkmann family, deeds of conveyance and historic maps of the area indicate that the tract was improved and occupied by members of the family as early as 1898. Between 1894 and 1895, Marie L. Brinkmann purchased the property, which consists of two separate tracts of land in the town of Catonsville. The parcels were historically known as "The Land of Goshen" and "Buck's Range."<sup>6</sup> The *Argus* reported that A. H. Brinkman was residing in the house as of November 1895.<sup>7</sup> According to the 1896 City Directory of Baltimore, August H. Brinkmann, Marie's husband, was listed as the president of the Baltimore Corset and Novelty Works. Historic maps of the area, including the Bromley's 1898 *Atlas of Baltimore, Plan of Catonsville*, record Mrs. Brinkmann as occupying the property.<sup>8</sup> Additionally, the maps indicate the presence of an outbuilding to the north or rear of the house. This outbuilding no longer exists.

Local history indicates that the transformation of the house into apartments had taken place as early as 1908, a function that is not recorded on the 1915 Bromley Atlas. However, by 1925, when the house was recorded on the Sanborn Fire Insurance Maps, it had been converted to apartments. The footprint of the building appears to have undergone very few changes since this time. In 1925, there were additional buildings on the property, including two other single dwellings and a garage that faced Edmondson Avenue, two garages, and a shed to the rear of the building, and a two-story dwelling and a pond in the middle of the lot. According to the 1930 Sanborn Fire Insurance map, the lot had been subdivided with the two dwellings facing Edmondson Drive sited on separate tracts. Other changes to the property include the conversion of the shed to a garage and the larger of the two garages rehabilitated to serve as a dwelling. Two additional small outbuildings were added to the property at this time, however their function was not noted on the map. It has been assumed that the pond was infilled, as it no longer appears on the map.<sup>9</sup> These outbuildings no longer exist on the property, having been demolished at some point in the latter part of the 20<sup>th</sup> century.

Chain of Title:

September 10, 1877: David W. Patterson and wife to John Hubuer  
Land Records of Baltimore County  
Liber 100 Folio 366

October 24, 1894: Alexander Yearly, Jr. to Marie L. and August H. Brinkmann  
Lot 1

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<sup>6</sup> Baltimore County Land and Will Records, Baltimore County Courthouse, Towson, Maryland.

<sup>7</sup> *Argus*, November 23, 1895. Vertical files, Baltimore County Office of Planning, Towson, Maryland.

<sup>8</sup> Orser and Arnold, p.22.

<sup>9</sup> Sanborn Fire Insurance Maps, Catonsville, Maryland: 1925 and 1930.

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	Land Records of Baltimore County Liber 206 Folio 337
July 13, 1895:	John Hubuer and wife to Marie L. Brinkmann Lot 2 Land Records of Baltimore County Liber 212 Folio 308
June 2, 1896:	Marie L. Brinkmann to Carsten W. Sierck Land Records of Baltimore County Liber 217 Folio 280
June 3, 1896:	Carsten W. Sierck to Marie Louis Brinkmann Land Records of Baltimore County Liber 217 Folio 282
March 3, 1906:	Marcella S. Mactavish, trustee of the estate of Charles Carroll Mactavish, Virginia Mactavish, attorney of Maria M. and Charles C. Mactavish, Lafred Jenkins Shriver, attorney for Emily Mactavish, and Virginia Mactavish in her own right, to Walter S. Brinkmann Land Records of Baltimore County Liber 298 Folio 30
May 10, 1927:	Edna W. and Walter S. Brinkmann, Elizabeth McMullen Brinkmann and W. Arnold Brinkmann, Marie L. and A. Helmuth Brinkmann to The Mercantile Trust and Deposit Company Land Records of Baltimore County Liber 644 Folio 440
April 29, 1933:	A. Helmuth Brinkmann, deceased, willed to The Safe Deposit and Trust Company of Baltimore Will Records of Baltimore County Liber 28 Folio 478
August 30, 1933:	Mercantile Trust Co., trustee for Walter S. Brinkmann and wife, W. Arnold Brinkmann and wife, And The Safe Deposit and Trust Co., trustee, under will of A. Helmuth Brinkmann, Marie L. Brinkmann, widow of A. Helmuth Brinkmann to Long Point on the Magothy, Inc Land Records of Baltimore County Liber 915 Folio 339
August 30, 1933:	Long Point on the Magothy, Inc. to Max Baker Land Records of Baltimore County Liber 915 Folio 344
July 31, 1937:	Meyer Steinberg, trustee for Ida H. and William H. Baker to Long Point on the Magothy, Inc. Land Records of Baltimore County Liber 1005 Folio 242

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January 5, 1945:	Long Point on the Magothy, Inc. to Ida H. Baker Land Records of Baltimore County Liber 1463 Folio 328
January 31, 1949:	Ida H. Baker, widow, to Freda Magram Land Records of Baltimore County Liber 1732 Folio 447
January 31, 1949:	Freda Magram to Ida H. Baker, Bette Ruth Wallace, William H. Baker, joint tenants Land Records of Baltimore County Liber 1732 Folio 449
February 8, 1968:	Bette Ruth Wallace to Robert G. Evans, Jr. and Harold Wallace Land Records of Baltimore County Liber 4871 Folio 1
February 8, 1968:	Bette Ruth Wallace to Robert G. Evans, Jr., and Harold Wallace, trustees Land Records of Baltimore County Liber 5312 Folio 310
October 31, 1972:	Robert G. Evans, Jr. and Harold Wallace, trustees for Bette Ruth Wallace and William H. Baker to Adolf Saxon Land Records of Baltimore County Liber 5312 Folio 327
December 18, 1979:	Adolf Saxon to William A Schauer and Laurie S. Wilson Land Records of Baltimore County Liber 6119 Folio 236
February 28, 1991:	William A. Schauer and Laurie S. Wilson, a.k.a. Laurie Ford, to William A. Schauer Land Records of Baltimore County Liber 8739 Folio 18

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## Maryland Inventory of Historic Properties Form

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Brinkmann House, 1300 Summit Avenue, Catonsville, Baltimore County  
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### HISTORIC CONTEXT:

#### **MARYLAND COMPREHENSIVE PRESERVATION PLAN DATA**

Geographic Organization:	Piedmont
Chronological/Developmental Period(s):	Industrial/Urban Dominance (1870-1930) Modern Period (1930-Present)
Historic Period Theme(s):	Architecture, Landscape Architecture and Community Planning
Resource Type:	
Category:	Building
Historic Environment:	Village
Historic Function(s) and Use(s):	DOMESTIC/Single Dwelling DOMESTIC/Multiple Dwelling
Known Design Source:	Unknown

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## 9. Major Bibliographical References

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Inventory No. BA-2914

*Baltimore City Directory.* Detroit, MI: R. L. Polk and Company, 1896.

Baltimore County Land and Will Records. Baltimore County Courthouse, Towson, Maryland.

Bromley Atlas of Baltimore County, 1915.

Brooks, Neal A. and Eric G. Rockel. *A History of Baltimore County.* Towson, MD: Friends of the Towson Library, Inc., 1979.

Orser, Edward and Joseph Arnold. *Catonsville 1880 to 1940 From Village to Suburb.* Virginia Beach, VA: The Donning Company, 1989.

Sanborn Fire Insurance Maps. Catonsville, Maryland: 1925 and 1930.

Scharf, J. Thomas. *History of Baltimore City and County from the Earliest Period to the Present Day: including Biographical Sketches of their Representative Men.* Philadelphia, PA: Louis H. Everts, 1881. Reprinted by Higginson Book Company, Salem Massachusetts.

Vertical files. Baltimore County Office of Planning, Towson, Maryland.

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## 10. Geographical Data

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Acreage of project area	<u>1.08 Acres</u>
Acreage surveyed	<u>1.08 Acres</u>
Quadrangle name	<u>Baltimore West, MD</u>

Quadrangle scale 1:24,000

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### Verbal boundary description and justification

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The property known as Brinkmann House is located at 1300 Summit Avenue in Catonsville, Maryland as noted on Tax Map 101, Parcel 1792. The primary dwelling has been associated with this site since the end of the 19<sup>th</sup> century.

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## 11. Form Prepared by

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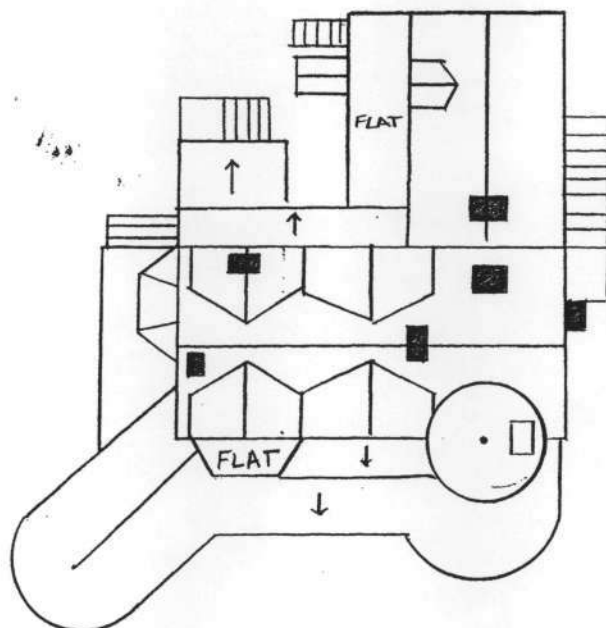
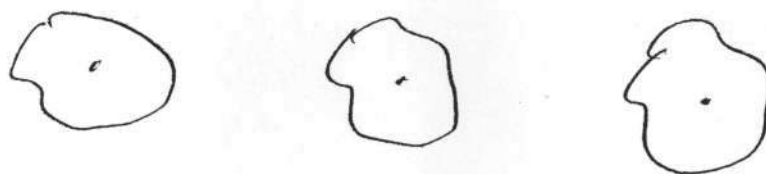
name/title	<u>Robin J. Weidlich, Laura Trieschmann, and Christopher V. Novelli, Architectural Historians</u>
organization	<u>EHT Tracerics, Inc.</u>
street & number	<u>5420 Western Avenue</u>
city or town	<u>Chevy Chase, Maryland</u>

The Maryland Inventory of Historic Properties was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust  
DHCD/DHCP  
100 Community Place  
Crownsville, MD 21032  
410-514-7600

WYNDCREST AVENUE

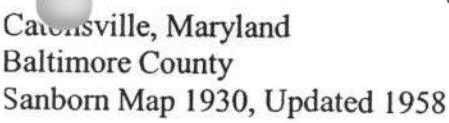


SHED  
N/C

SUMMIT AVENUE

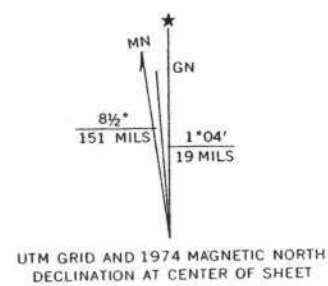
BA-2914  
BRINKMANN HOUSE  
1300 SUMMIT AVENUE  
CATONSVILLE, MARYLAND  
BALTIMORE COUNTY

NOT DRAWN TO SCALE N↑





BA-2914  
Brinkmann House  
1300 Summit Avenue  
Catonsville, Baltimore County  
USGS Quad Map: Baltimore West





BA 2914

Brinkmann House

1300 Summit Avenue, Catonsville

Baltimore County

Traceries

1/00

Maryland SHPO

South elevation LOOKING NORTH

1 of 5



BA 2914

Brinkmann House

1300 Summit Avenue, Catonsville

Baltimore County

Traceries

1/00

Maryland SHPO

east elevation LOOKING NORTH WEST

2 of 5



BA 2714

Brinkmann House

1300 Summit Avenue, Catonsville

Baltimore County

Traceries

1/00

Maryland SHPO

north elevation, LOOKING SOUTHEAST

3 of 5



BA2914

Brinkmann House

1300 Summit Avenue, Catonsville

Baltimore County

Traceries

1/00

Maryland SHPO

north elevation LOOKING SOUTH

4 of 5



BA 2914

Brinkmann House

1300 Summit Avenue, Catonsville

Baltimore County

Traceries

1/00

Maryland SHPD

southwest corner LOOKING NORTHEAST

5 of 5